

**Date/ Time:** December 11, 2024 at 6:00 PM

**Purpose:** Citizen-Led Oversight Committee (CLOC) Meeting

**Location:** Okatie Elementary School Media Center and Via Zoom

**Committee Member Attendees:**

Ray Warco, Mike McNally, Richard Tritschler, Marion Johnson Payne, Daniel Clare, Michael Swiecicki, Bob Priest

**Beaufort County School District (BCSD) Representatives Present:**

Robert Oetting, Alexander Marshall, Tim Summers, Jennifer Hamblin, Richard Geier, Freddie Lawton

**Turner & Townsend Heery Attendees:**

Jessica Killian, Rob Corbin, Agustin Vargas, Mark Koll, Ben Froemming

**Other Attendees:**

Halie Cooler, Olivier, Inc.

Todd Hill, Stage Front

David Hamilton – Charles Perry Partners, Inc.

**Meeting Minutes**

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- Prior to the December 11, 2024, CLOC meeting, the following materials were distributed to the committee members via email:
  - Meeting Agenda
  - Meeting No. 59 Presentation Materials
  - Public Comment Card
  - Draft Minutes from November 13, 2024, CLOC Meeting
  - Referendum Projects 2019 Financial Summary
  - BCHS Financial Details
  - MRHS Addition Financial Details
  - RRA Additions Financial Details
  - RSLA Replacement Financial Details
  - HHIMS Financial Details
  - Referendum Project Contingency Log
  - Cash Flow Projections vs Actuals.

1. Mr. McNally called the meeting to order at 6:00 pm with the Pledge of Allegiance.
2. Mr. McNally confirmed with Mr. Oetting that there were no public comments.
3. Mr. McNally asked for a motion to approve the 2019 Bond Referendum CLOC meeting minutes from November 13, 2024.

- Mr. Tritschler made a motion to approve the meeting minutes and Mr. Warco seconded the motion. The approved meeting minutes will be posted on the CLOC website.

#### **4. Staff Update:**

- Mr. Vargas announced that at the end of December Mr. Corbin would officially retire. Everyone gave their remarks acknowledging Mr. Corbin for his leadership on the 2019 Bond Referendum Program.

#### **5. Project Updates:**

Mr. Vargas stated that all projects are in the closeout phase and going forward the updates will focus on the closeout section of the reports. Most projects are working on punch list items, closeout document gathering, and financial reconciliations.

6. Mr. Vargas provided the Project Closeout updates. Five Projects were closed out in November 2024. Twenty-five (25) project closeouts remain. Two hundred seventeen (217) financial commitments have been completed to date.

#### **7. 2019 Bond Referendum Financial Update (Mr. Vargas)**

- Reported with a “green” traffic light as of November 30, 2024.
- Current Budget remains at \$375,710,000.
- The Paid and Committed Funds total \$373,465,220 (99.40%).
- Total Remaining Funds to Commit (including Contingency) total \$2,240,780 (0.60%).
- Contingency Activity in November 2024 included \$879,672 in savings returned.
- Contingency used was \$92,509.
- The remaining available contingency is \$918,014

#### **➤ Financial Updates Questions/Comments:**

- Mr. Warco commented by saying that it is a relief to see that the contingency is showing progress from the November 2024 update. The previous update showed the contingency being very low, and seeing that the contingency is close to \$1 Million, there is confidence that there will indeed be a “Soft Landing”. Mr. Warco commended Mr. Corbin and the team for ensuring that we trend in a favorable direction.

#### **8. 2019 Bond Referendum Cash Flow Projections vs. Actual Expenditures (Mr. Vargas)**

- The Referendum funds paid as of November 30, 2024, totaled \$345.41 Million.
- The forecasted expenditures through November 30, 2024, were \$375.71 Million.

#### **9. 2019 Bond Referendum Community Outreach (Mr. Vargas)**

- Mr. Vargas reported that the ribbon cutting ceremony for the River Ridge Academy concessions building was held on November 20, 2024. The event was small but you could see that the attendees were looking forward to the use of the facilities and how it will improve the experience for the community when sporting events take place.

**10. CLOC Sub-Committee Reports/Updates (Mr. McNally)****➤ Project Sub-Committee (Mr. McNally)**

- Mr. McNally and Mr. Summers will work on coordinating a walkthrough at the Hilton Head campus for the HHIHS project as well as the HHIMS projects that are ongoing. The request is for a walkthrough to occur in early January 2025.

**➤ Finance Sub-Committee (Mr. Warco)**

- Mr. Warco provided the Finance Sub-Committee report on the financial information received at the October 31, 2024, meeting, Comments received were:
  - i) In relation to the soft landing, Mr. Warco asked Mr. Vargas if he expects to return additional cost savings to the program contingency that are currently being held at the project level.  
  
Mr. Vargas responded by saying yes.
  - ii) Mr. Warco also addressed the analysis carried out by the Finance Committee regarding the difference between the percentage of work completed versus percentage paid to date. The number of projects where this difference is 18% or greater is down to one (1) project.
  - iii) Mr. Warco reported on the 519 report that was prepared by the District. The CLOC Finance team has concluded that everything looked good after cross-reference project numbers. No issues were reported.

**12. 2019 Bond Referendum Forward-looking items (Mr. McNally)**

- Q4 2024 CLOC Board Update
  - Mr. Vargas suggested the update is done in February or March 2025.
  - Mr. Oetting suggested the update be done in March 2025.
  - Mr. McNally agreed that March 2025 would be a great time to issue the report to the Board.

13. Mr. McNally discussed the date for the next CLOC meeting. The group agreed to hold the meeting on February 12, 2024, at Okatie Elementary School at 6:00PM in the Media Center.

14. Mr. McNally asked if there were any more questions or items to discuss.

- None were brought up. A motion was made by Mr. Warco to adjourn the meeting and seconded by Mr. Clare. The meeting was adjourned.